



**Board of Pottawatomie County Commissioners
Regular Meeting Minutes
February 25, 2019**

612 E Campbell
Westmoreland KS 66549
www.pottcounty.org

Public Works / Sunflower Room

8:30 a.m.

District 1 – Deloyce McKee

District 2 – Dennis Weixelman

District 3 – Travis Altenhofen

1.0 8:30 AM CALL TO ORDER REGULAR MEETING WITH FLAG SALUTE

Attendee Name	Title	Status
Travis Altenhofen	County Commissioner (Chair)	Present 8:30 a.m.
Dennis Weixelman	County Commissioner (Vice Chair)	Present 8:30 a.m.
Deloyce McKee	County Commissioner (Member)	Present 8:30 a.m.
Nancy McCarter	County Clerk	Present 8:30 a.m.
John Watt	Counselor	Present 8:30 a.m.
Robert Reece	County Administrator	Present 8:30 a.m.
Steve Minton	Resident	Present 8:30 a.m.
Chad Kinsley	Management Assistant Operations	Present 8:30 a.m.
Dorothy Campbell	Resident	Present 8:30 a.m.
Mark Portell	Wamego Times	Present 8:30 a.m.
Terry Force	City of Wheaton	Present 8:30 a.m.
Scott Kufahl	City of Wheaton	Present 8:30 a.m.
Jim Jenkins	Assistant Public Works Director	Present 8:30 a.m.
Chris Trudo	County Emergency Management	Present 8:50 a.m.
Marti Vanier	Director of Operations for NBAF	Present 8:50 a.m.
Peter Clark	Public Works Director	Present 9:00 a.m.
Hailey McClellan	KMAN Radio	Present 9:00 a.m.
Hal Bumgarner	County EMS Director	Present 9:00 a.m.
Heather Gladbach	Management Assistant Finance	Present 9:55 a.m.
Greg Fief	Schwab Eaton	Present 10:00 a.m.
Kent Oleen	Resident	Present 10:15 a.m.
Jim Kaup	Kaup Law	Present 10:15 a.m.
John Keller	County Planner	Present 10:20 a.m.
Gregg Webster	County Zoning Administrator	Present 10:20 a.m.
Stephan Metzger	Zoning Enforcement Officer	Present 10:20 a.m.

2.0 ROUTINE ITEMS:

2.1 McKee moved to approve the agenda. Weixelman seconded, carried 3-0.

2.2 Weixelman moved to approve February 11, 2019 minutes. McKee seconded, carried 3-0.

3.0 CONSENT ITEMS:

3.1 Review Sherman & Blue Township annual reports

3.2 Tax Corrections: ARME0009 St Marys City 165.94-& 86.46-, POTT0030 Havensville City 3.19-

3.3 Disaster Relief Application- James Crawford

3.4 After Prom 2019 – Onaga High School

Commissioner McKee moved to approve consent items 3.1, 3.2, & 3.3. Commissioner Weixelman seconded, carried 3-0. Item 3.4 was moved to 5.1g under commissioners for discussion.

4.0 PUBLIC COMMENTS: Steve Minton commented on development and regional leaders.

5.0 DEPARTMENT UPDATES & ACTION ITEMS:

5.1 Commission:

5.1a Meeting Updates: each commissioner reported on various committee meetings they attended during the previous week: Pawnee, Connect Pottawatomie, Blue Township, Economic Development and City County County.

5.1b Upcoming Meetings: Regional Library, Pawnee, and a Grant Meeting on clearing of old underground fuel tanks.

5.1c KMAN Radio Feb. 26: Commissioner McKee and Robert Reece agreed to attend.

5.1d Constituent Reports: Commissioner Weixelman stated for the record the Road Department has done a good job with all the winter weather, but it will take several months to repair our roads and we will just need to have patience. Commissioner McKee asked Jim Jenkins to look in to a formula for parking on streets in urban areas; such as parking on only one side of the roads during a snowstorm so roads could be cleared.

5.1e Former Olsburg Fire Station: Commissioner Altenhofen presented information concerning the former Olsburg Fire Station and would like to move forward on land exchange with the City of Olsburg. John Watt agreed to work with Peter Clark and return with information on steps needed to take place for an exchange.

5.1f Wheaton Sewer Bill: Terry Force requested the County pay back sewer bills of \$396.00 and pay the \$22.00 monthly sewer rate for January 2019 forward. Commissioner Weixelman moved to cut the \$396 in half and pay the \$22.00 monthly fee. Commissioner McKee requested adding to the motion: if the City of Wheaton would agree to maintain and clean the public restroom built in the fire station but open to the public. Commissioner Weixelman agreed to revise his motion to include maintenance and cleaning as the responsibility of City Wheaton. Commissioner McKee seconded, carried 3-0.

5.1g After-Prom 2019-Onga High School: Commissioner Weixelman moved to approve a \$200.00 donation. Chair declared motion died for lack of second.

5.2 Administration: Reece

5.2a Updates: Working on Flint Hills Landing Sub-division.

5.2b Joint-Meeting Wamego: Set for either the second or the third week in March.

5.3 Counselor: John Watt

5.3a Updates:

- Working on Flint Hills Landing changes
- Will be working on Olsburg information needed for old fire station
- Agreement with City of Wamego still with staff
- Briefed on the dark store theory

5.4 EMGT: Chris Trudo briefed commission on various trainings and meetings. Marti Vanier gave an updated time line for the brief

5.4a NBAF – Marti Vanier, Director of Operations for Kansas State University's National Agricultural Biosecurity Center, gave an update on the continued work site for the National Bio and Agro-defense Facility. Ms. Vanier reported it is on schedule and will be fully running in 2023.

5.5 EMS: Hal Bumgarner presented 2018 year-end numbers of calls, runs and fleet mileage.

5.5a EMS Station: Robert Reece presented proposed EMS Station information for Blue Township and requested direction. Commissioner Altenhofen moved to advertise for a base proposal for an EMS Station with two alternates for a Sheriff Sub-station and a Training Station. Commissioner Weixelman would like to see the EMS and Sheriff Station as the primary bid and the training room as an alternate. Commissioner McKee would like to engage with Blue Township Fire to explore the development of a fire station on the north end. Commissioner Altenhofen amended his motion to authorize the advertising for proposals to provide design-build services for the Green Valley EMS & Sheriff Substation with an optional Training/meeting room with a vision for a future Fire station. Commissioner McKee seconded, carried 3-0.

6.0 NEW BUSINESS:

6.1 Hearing for Flint Hills Landing Unit Two

10:10 Public Hearing:

Altenhofen opened the hearing for street improvements for Irvine Flint Hills Landing Unit Two. Heather Gladbach reported the total cost estimates and lots and reported the developer's agreement was not yet complete. Altenhofen requested discussion from the floor once, twice and three times; with none, the hearing was tabled until 3/24/2019, so the developer's agreement could be completed.

6.2a, b, c: Hearing for Sewer, Street, and Water for Irvine Acres Unit 1

10:15 Public Hearing:

Altenhofen opened the hearing for sanitary sewer improvements for Irvine Acres Unit I. Heather Gladbach reported the total cost estimates and lots totaling \$342,151.00. Greg Fief outlined the cost percentage based on estimated water usage, the school lot would pay 15% and each housing lot 85% of the sanitary sewer improvements. Altenhofen requested discussion from the floor once, twice and three times; with none, the hearing closed at 10:18 a.m. Commissioner Altenhofen moved to adopt Resolution 2019-18, Commissioner McKee seconded, carried 3-0. *(Document signed)*

10:20 Public Hearing:

Altenhofen opened the hearing for street improvements for Irvine Acres Unit I. Heather Gladbach reported the total cost estimates and lots. Greg Fief outlined the cost percentage based road frontage, the school lot would pay 20% and each housing lot 80% of the street improvements. Altenhofen requested discussion from the floor once, twice and three times. Commissioner McKee expressed concerns with water runoff. The Chair tabled the hearing until more information addressing storm water management for full build out, could be researched.

10:40 Public Hearing:

Altenhofen opened the hearing for water improvements for Irvine Acres Unit I. Heather Gladbach reported the total cost estimates and lots. Greg Fief outlined the cost percentage, the school lot would pay 5% and each housing lot 95% of the water improvements. Altenhofen requested discussion from the floor once, twice and three times; with none, the hearing closed at 10:50 a.m. Commissioner Weixelman moved to adopt Resolution 2019-20, Commissioner McKee seconded, carried 3-0. *(Document signed)*

6.3 Road Vacate: John Keller and Gregg Webster presented a resolution for adoption, regarding the vacation of a county highway; road number 129 in Pottawatomie Township. Commissioner Weixelman moved to adopt Resolution 2019-21 vacating road number 129. Commissioner Altenhofen seconded, carried 3-0. *(Document signed)*

6.4 Green Valley Comprehensive Plan: Stephan Metzger provided commissioners with information from the open house hosted in Blue Township; questions and comments gathered. The next step will be the adoption process; this will include recommendations from the Steering Committee and Planning Commissioner. Those recommendations will be forwarded to the County Commissioners who will decide whether to adopt the plan or not. Jim Kaup provided commissioners with a report from the Blue Township/Green Valley Area Governance Study.

7.0 CONSENT ITEM (continued)

7.1 Ledger Transactions dated 2/22/2019 totaling \$506,372.99
Commissioner McKee moved to approve. Commissioner Weixelman seconded, carried 3-0.

UNFINISHED BUSINESS: Commissioner McKee moved to authorize advertising for proposals to provide design-build services for the Green Valley EMS Station/Sheriff Substation and alternate training center. Commissioner Altenhofen seconded, carried 3-0.

8.0 EXECUTIVE SESSION:

8.1 Acquisition of Real Estate: Commissioner Altenhofen moved that they recess to executive session for 20 minutes beginning at 12:10 p.m. under the following exception to the Kansas Open Meetings Act: Land Acquisition Exception, preliminary discussions relating to the acquisition of real property KSA 75-4319 (b)(6); to maintain the privacy regarding the owners of real estate. Commissioner Weixelman seconded and motion passed 3-0, others in attendance, Peter Clark, Robert Reece, and John Watt. Public session resumed at 12:30 p.m. with no action as a result of the session.

10.0 Adjournment: Chair declared adjournment at 12:36 p.m.

Chair, Travis Altenhofen

seal

Attest:

Vice Chair, Dennis Weixelman

County Clerk, Nancy McCarter

Member, Deloyce McKee